Three and Four Room

Face Brick Bungalow and Small House Plans

(*Second Edition*)

THE houses here shown form one of four series, presenting in separate folders 3 to 4 room, 5 room, 6 room, and 7 to 8 room plans. In each folder every two houses on opposite pages constitute a pair in which the same floor plans are reversed and the exterior designs so drawn as to fit either plan. Thus, in any pair of houses given you really have four choices, because you can have either exterior design with the floor plans just as shown or with the reversed plans on the opposite page. This not only offers you a choice of design with any given plan you prefer, but helps you in locating the house on the lot with reference to sun or prevailing wind.

A special merit of these drawings is that three wall sections are given for each house, showing the complete wall construction for solid brick, face brick on hollow tile backing, and veneer, or face brick instead of siding over frame. This will enable you to obtain figures on costs of the various types of wall in your locality, and thus help you decide on the methods of construction you wish.

As these plans have proved very popular, a new edition of this booklet is necessary, in which a number of desirable changes have been made. The nominal price we ask for them is far below their real money value to you and very much below their cost to us. To be frank, we want to sell you face brick, and to do so we put you in the way of getting the best type of house from both the material and artistic points of view. In issuing these plans, the Service Department is guided by thoroughly trained and experienced architectural advice.

We have levied upon the best practice, from every available source, and can thus offer you the most convenient and modern interior arrangements, combined with artistic beauty of exterior design, that it is possible to secure. As long as you are going to build, it will cost you no more to make your home beautiful and architecturally correct than to make it crude and unattractive. With these plans, we put into your hands architectural values in design which you could not possibly get otherwise for the nominal price we name. Even if you should not use the drawings, or wish to modify them, it would pay you to have them for study and comparison in helping to formulate your own ideas.

Price, Twenty-five Cents

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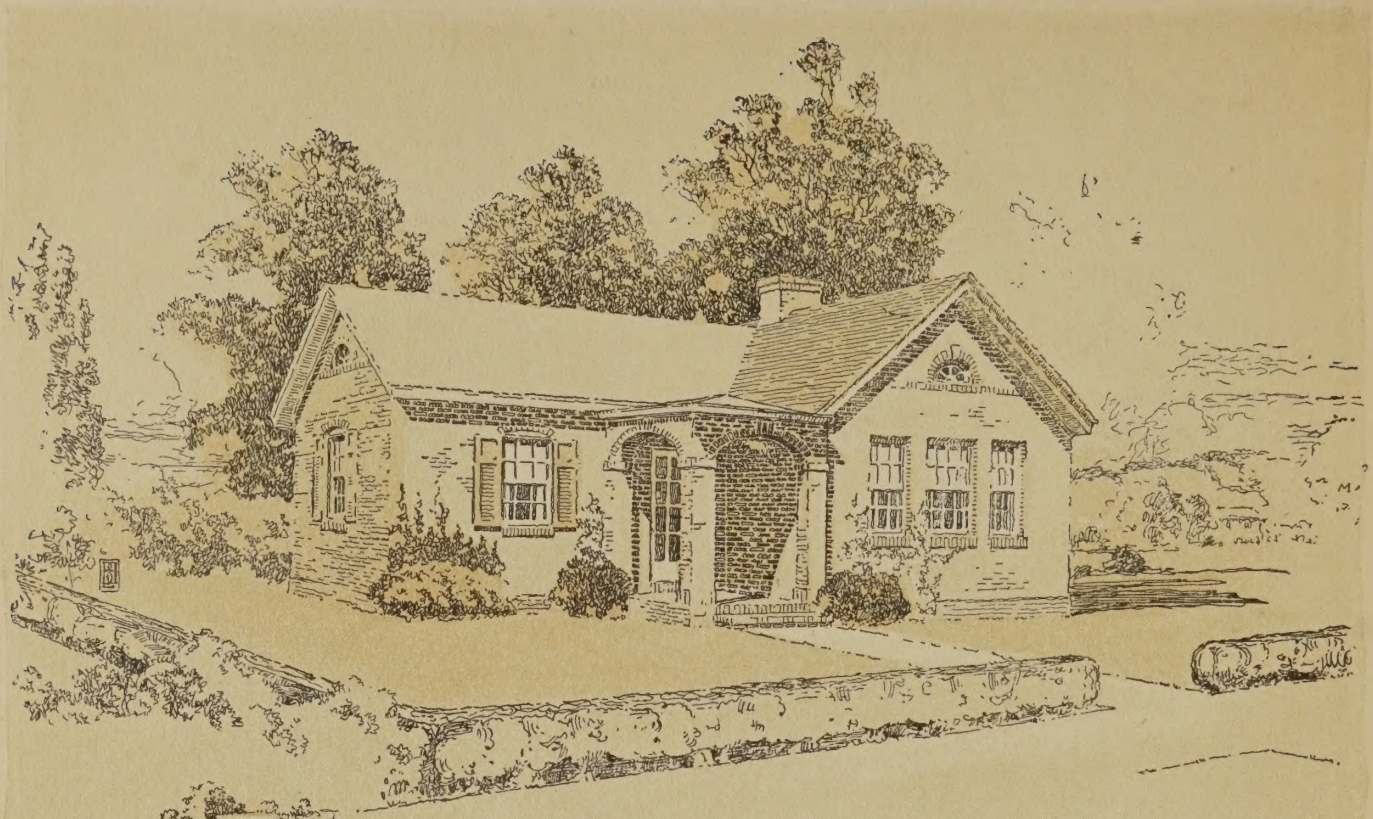

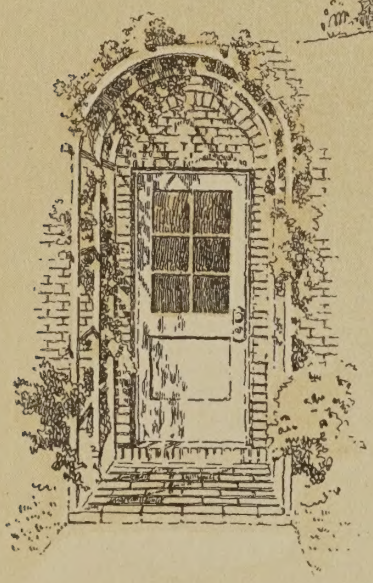

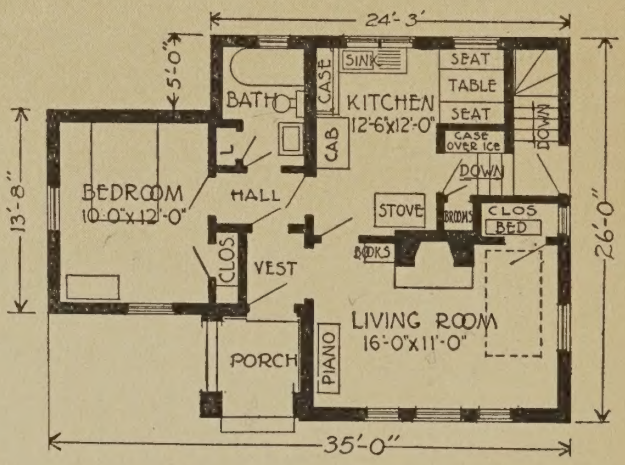

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Three-Room Bungalow, No. 301

Designed for the Service Department of The American Face Brick Association

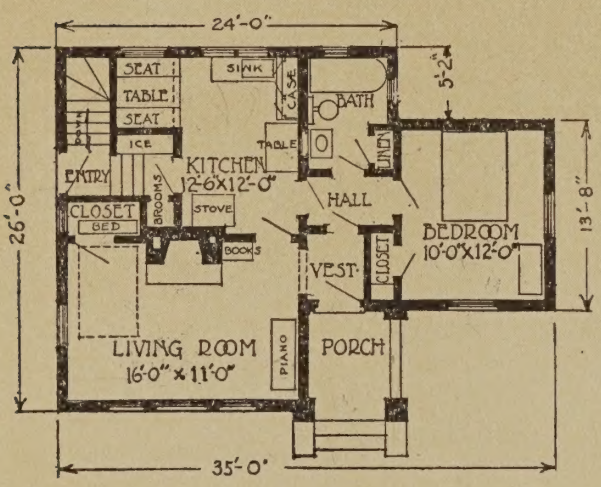
An Economical Home for Young Married People

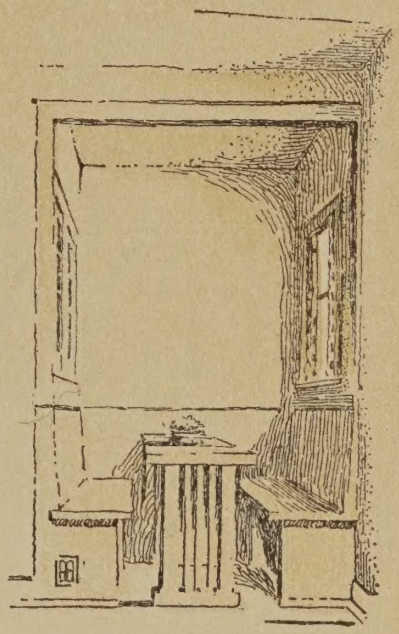
A young couple starting out in life will find in this plan the solution of a big problem. The original cost and the maintenance are small and the furnishings simple, enabling them to live well within their income. They will enjoy the comfort and pleasure of their own garden and fireside while saving and planning for future days. They will find it cozy to breakfast in the dining alcove or dine by the fireside in the living room.

And it will be far superior to a small, crowded apartment involving high rent bills which would better be applied on paying for a home. The rooms of this charming little Colonial bungalow are large, light, and cheerful, while the exterior is exceedingly attractive. A large lot is not needed unless one wishes an extensive garden.

All told it is a very attractive and livable little home for any young couple until increasing fortune permits or justifies a larger and more pretentious house. The interior arrangements are given on the opposite page where the reversed plan is shown with a different exterior design.

The ceiling height is 9 feet and the content, 14,500 cubic feet.





Three-Room Bungalow, No. 302

Designed for the Service Department of The American Face Brick Association

A Cozy Place of the Western Type

Compactly built, necessitating the minimum amount of care, this should make an ideal home for two people. The living room is large enough for entertaining and has a real fireplace, a feature sadly lacking in most apartments. A disappearing bed in an adjoining closet makes a second bedroom when required for an occasional guest.

There is no dining room, as the dining room alcove in the kitchen will serve all the family requirements, while upon more formal occasions, a gate-leg table in the living room will accommodate a large dinner party. The compact little kitchen, with its breakfast alcove and china cabinet and well-lighted sink, will prove to be a saving convenience and constant joy to the lady of the house. In the rear entry is space for the ice box under the breakfast nook cabinet, and also a broom closet.

The bedroom and bath are connected with the main part of the house by a small hall. The bath room has a fine cabinet for linens. The basement, like that of No. 301, has heating plant, fuel room, laundry, and vegetable cellar. The ceiling height is also the same, but the content is 13,000 cubic feet.

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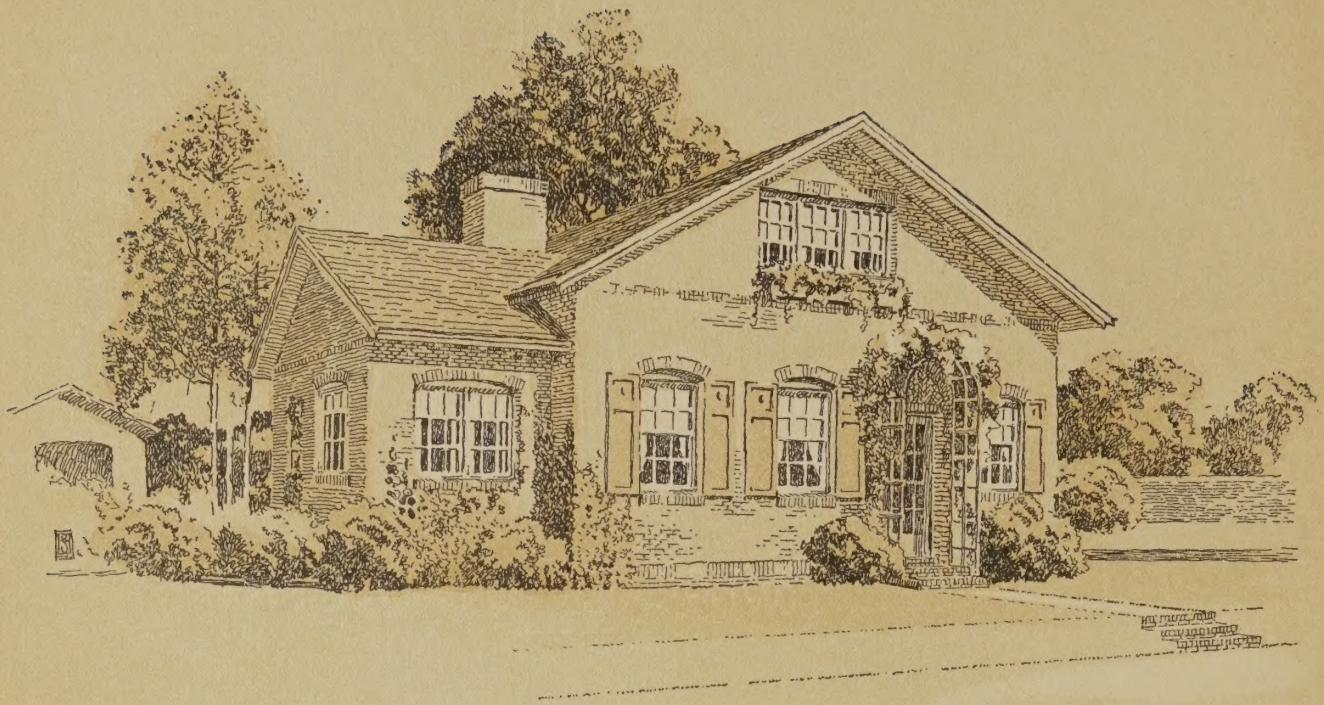

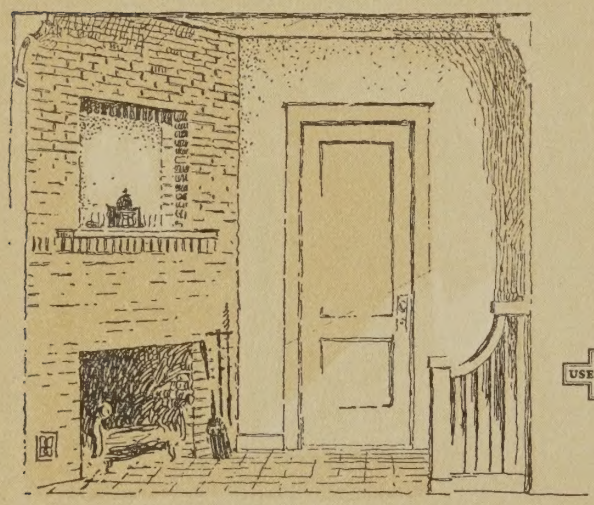

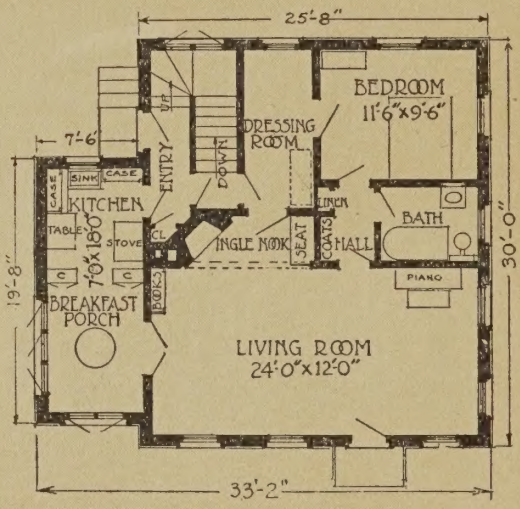

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Three-Room Bungalow, No. 303

Designed for the Service Department of The American Face Brick Association

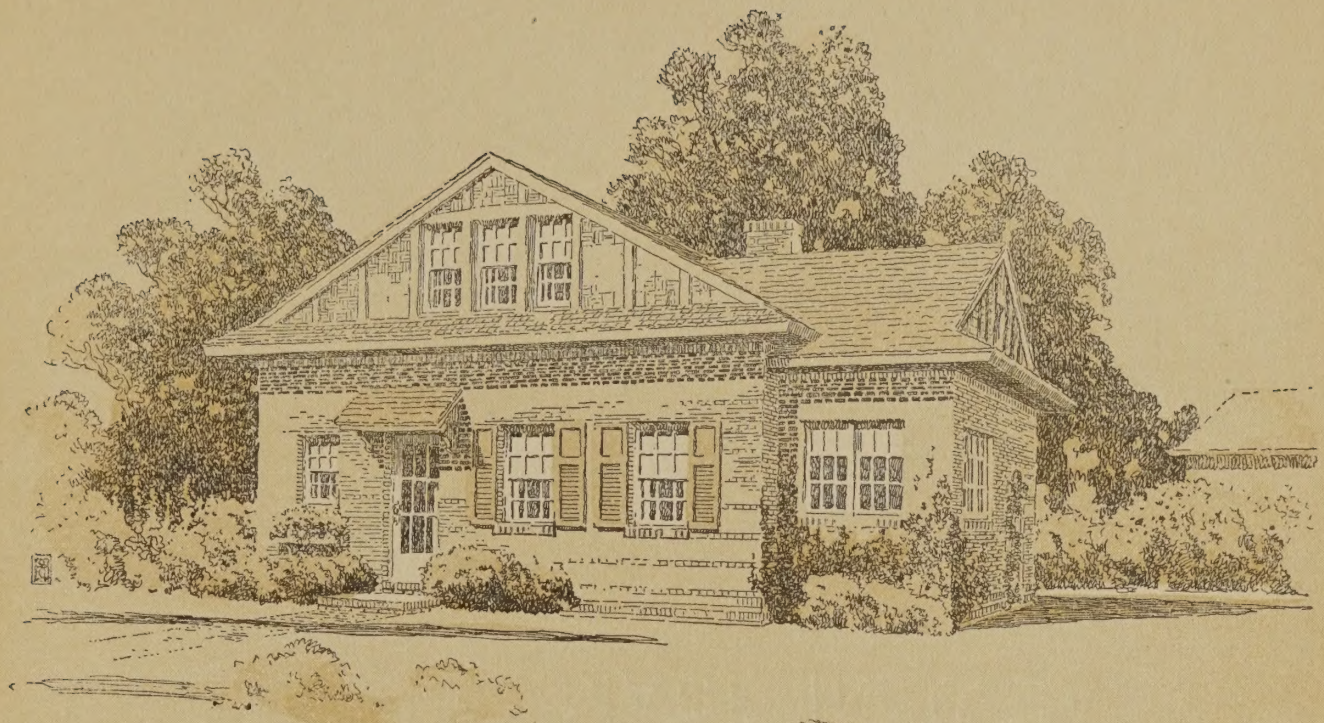
Two Rooms Upstairs Possible as Your Family Grows

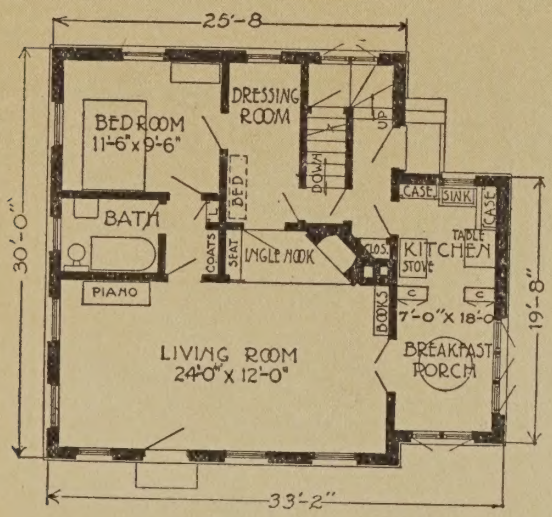
This attractive Colonial bungalow is designed along apartment lines for those who wish the convenience of the apartment combined with the pleasures of their own home. It is not large or expensive to build and is suitable for a small lot, which would reduce the total investment.

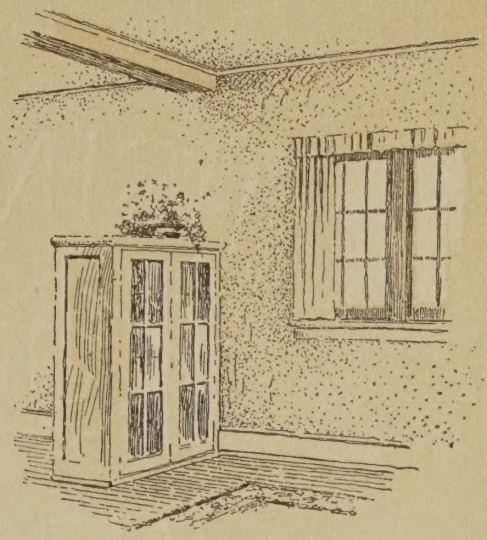
The bungalow feeling predominates in the exterior, but the roof is high enough to allow the finishing of two more bedrooms and a bath, or a den, upstairs if desired. The openings are so carefully placed that the house is quite attractive from all points of view. Any shade or texture of brick would be adaptable to this design, for which shrubbery and vines are especially suitable, tending to make it appear as an integral part of its natural surroundings.

The interior arrangements are described on the opposite page, where this plan is reversed and shown with an English exterior. There is a basement under both houses with the usual laundry, heater room and fuel bins, a fruit closet and cellarage for vegetables.

The ceiling height is 9 feet and the content, 19,500 cubic feet.







Three-Room Bungalow, No. 304

Designed for the Service Department of The American Face Brick Association

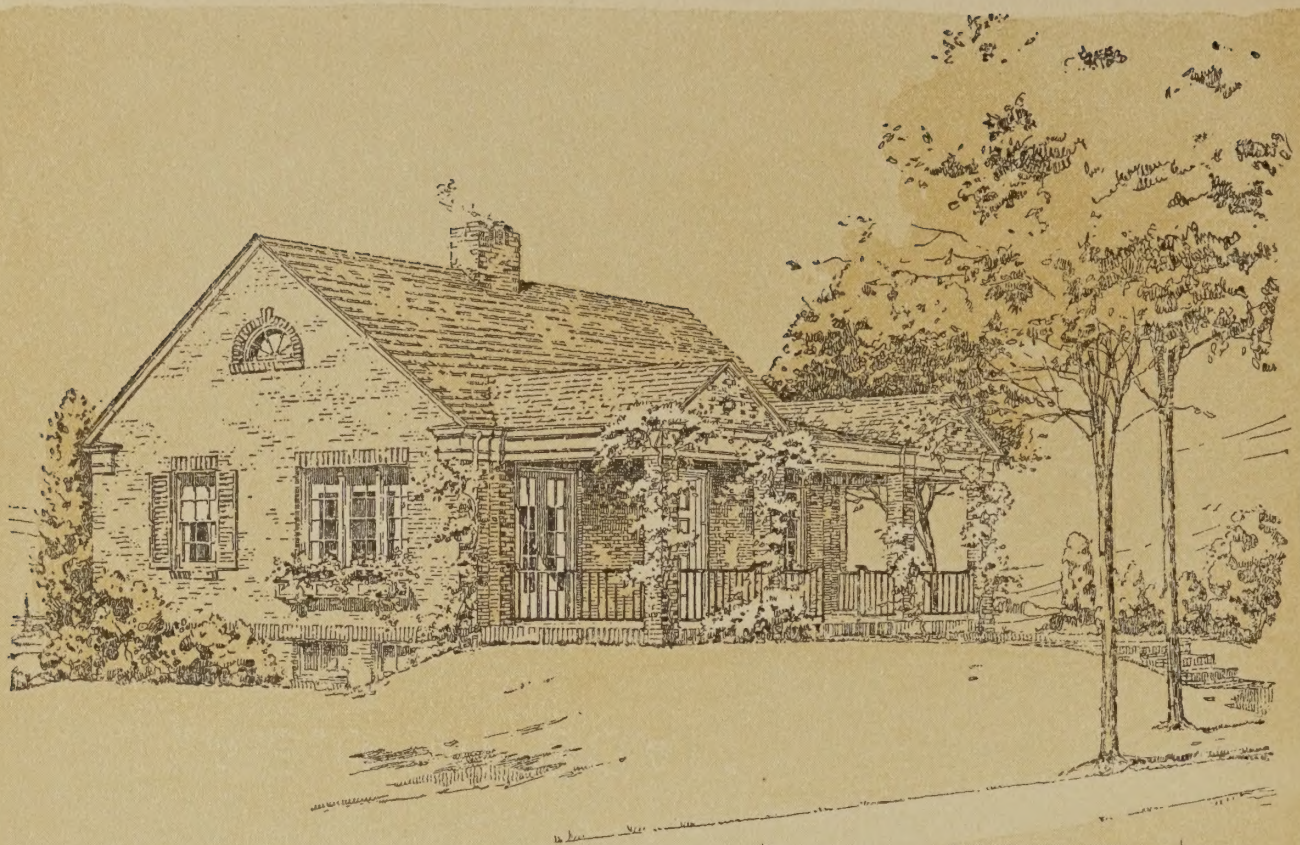
A Compact, Three-Room Apartment Bungalow

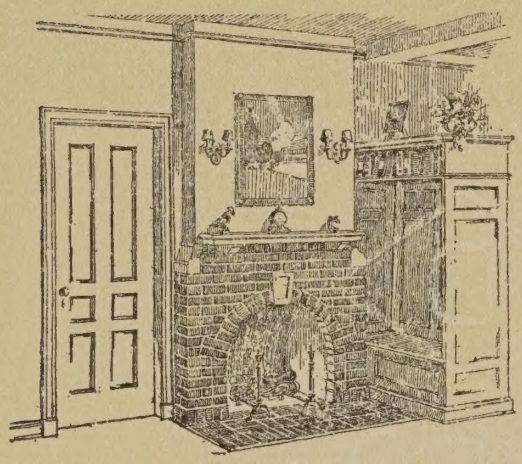
This interesting English design combines in the plan all of the most modern ideas in condensed house arrangement. The predominate feature is the unusually large living room, made even larger by the inviting fireplace nook.

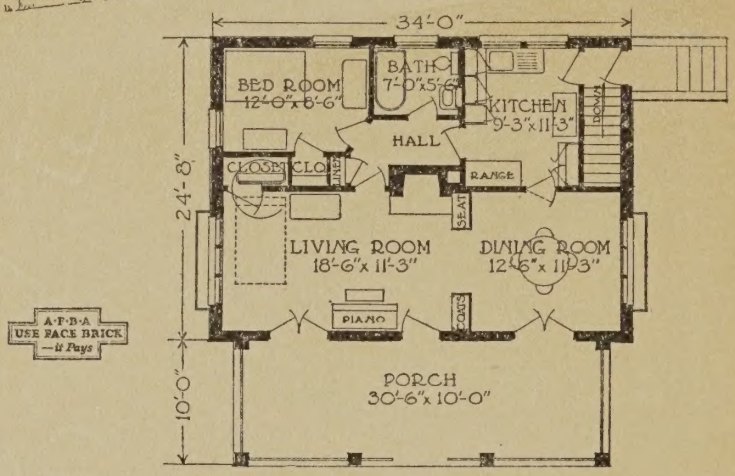
Adjoining it is the breakfast porch, enclosed in glass, so that it is not simply a fair-weather porch, although it can be thrown wide open when the elements permit. It serves for dining room and porch, even for a sleeping porch if you choose. While the china cabinets screen it from the kitchen, the division is not so complete as to rob the compact little food laboratory of roominess.

A short passage gives access to the bedroom, the bath, the linen closet, and the coat closet. A sizable dressing closet not only gives an unusual amount of closet space but also accommodates a wall bed which can be swung out into the living room if required, making a spare bedroom on occasion. In fact, the dressing closet itself is large enough for a child's bed, a great convenience where there are small children.

The arrangement of the basement, the ceiling height, and content are the same as in No. 303.







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Four-Room Bungalow, No. 401

Designed for the Service Department of The American Face Brick Association

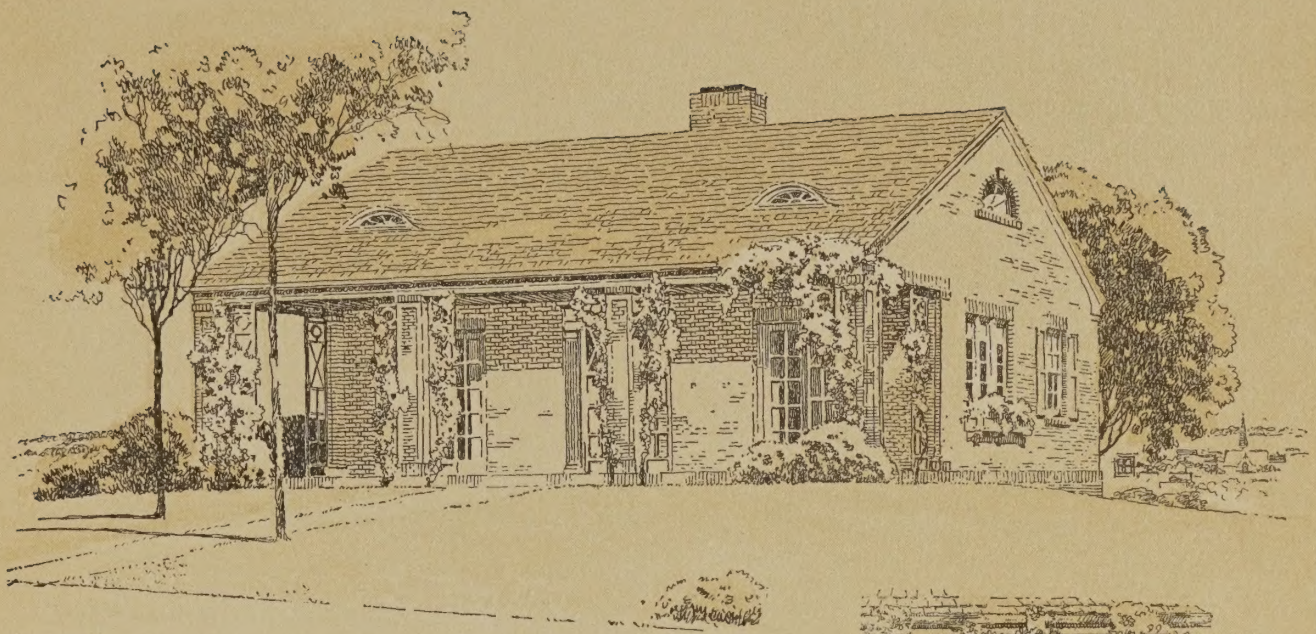
Economically Planned to Lower Costs

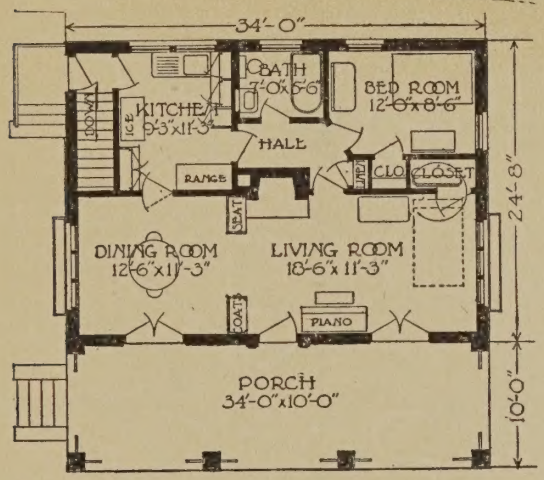
The twin-gabled porch of this attractive Colonial bungalow adds a distinctive touch to the pleasing proportions and roof lines. No other ornamentation is necessary than that obtained by a good brick bond and a well-considered color scheme of brickwork and mortar joint.

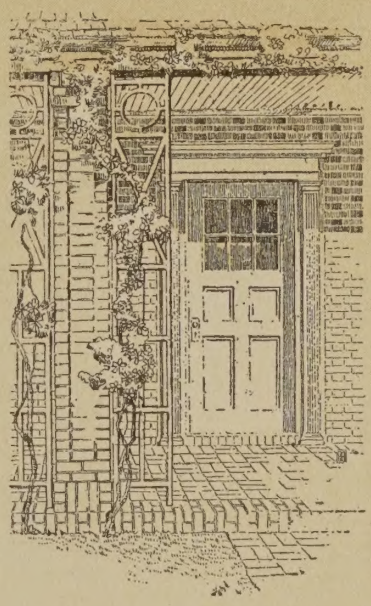
There is a large amount of porch in proportion to the size of the house, giving splendid opportunity to enclose one end as a sun parlor. A large lot is not necessary, but one with a slope to the rear would allow good basement windows above grade in the rear while the brick porch floor would be laid upon the natural grade in front. Upon a level lot the earth from the excavation should be used to form a terrace in front, thereby saving the cost of carting it away.

Those looking for an economically planned house will find it in this simple, rectangular plan. Straight walls, few corners, simple interior framing, plumbing concentrated at one point, and one chimney are a few of its practical merits.

The floor plan and arrangements in the basement are the same as in No. 402, as are also the ceiling height and content.







Four-Room Bungalow, No. 402

Designed for the Service Department of The American Face Brick Association

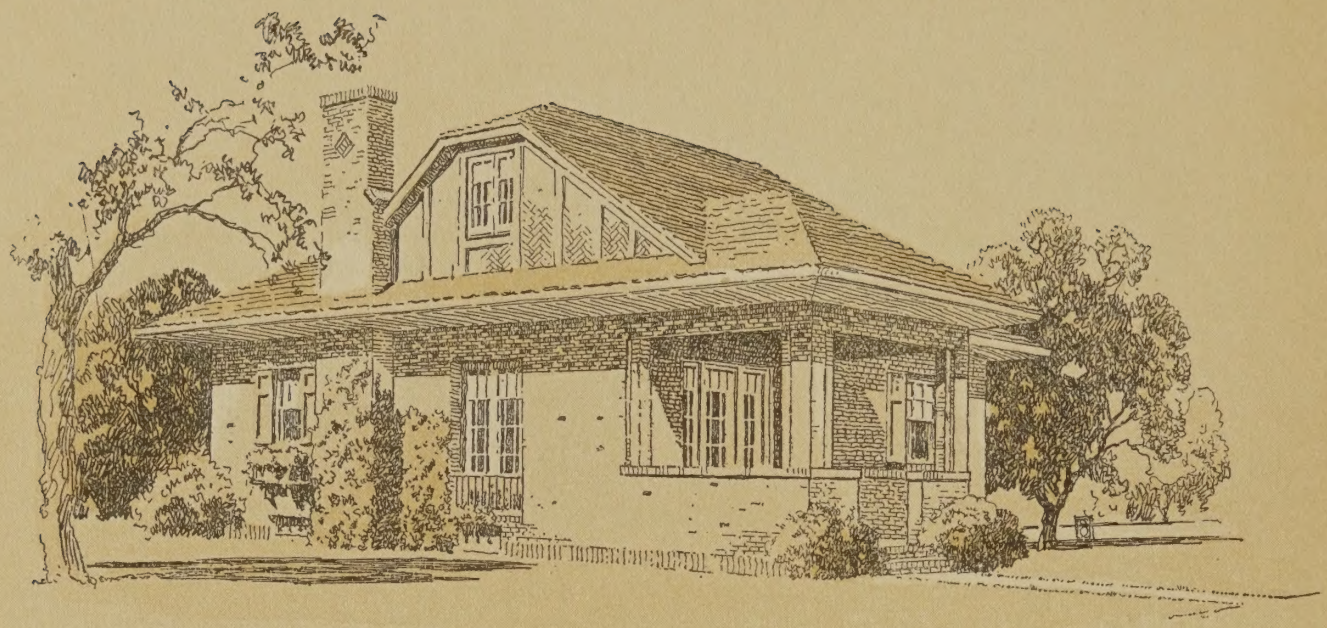
Attractive, Cozy, and Convenient

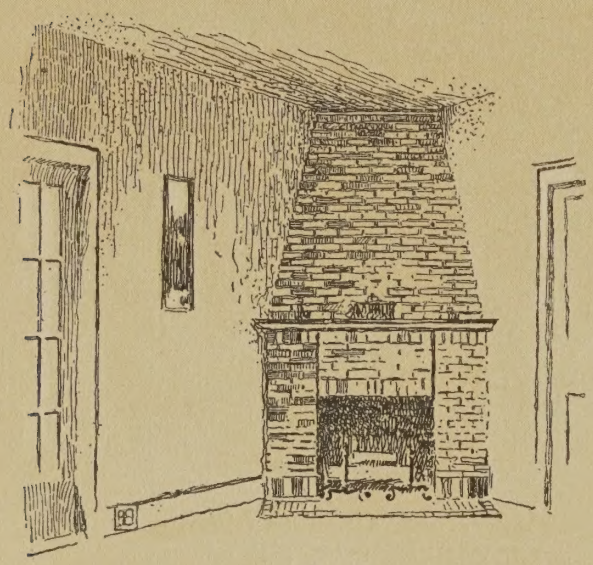
Another expression of the Colonial style of No. 401 is shown here with the plan reversed. The roof plan gives a slightly higher attic. The inviting fireplace directly opposite the entrance offers a cheering hospitality. The living and dining rooms, while separated by the coat closet and seat shown in the detail above, form practically one big room across the front of the house. They are exceedingly well lighted and ventilated and, with large French doors to the porch, should be delightfully cheerful.

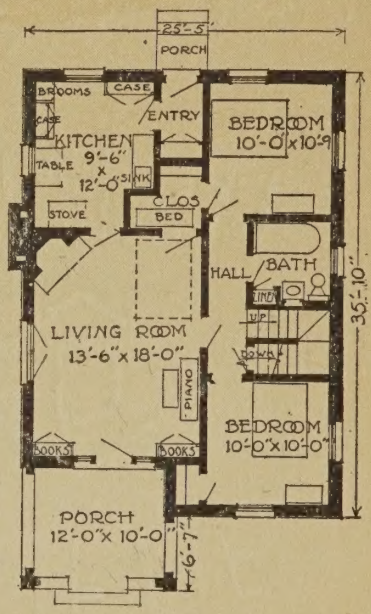
A large closet at the end of the living room holds a disappearing bed, which will prove to be very convenient for an occasional guest. The small hall which communicates with bedroom, bath, and kitchen is conveniently located with a well-arranged linen closet.

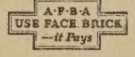
The kitchen is provided with cabinets, space for a refrigerator, and an incinerator built into the chimney for the immediate disposal of garbage. From the rear entrance, stairs descend to the basement, which contains the laundry, vegetable cellar, heater, fuel and storage room.

The ceiling height is 9 feet and the content, 20,000 cubic feet.









Four-Room Bungalow, No. 403

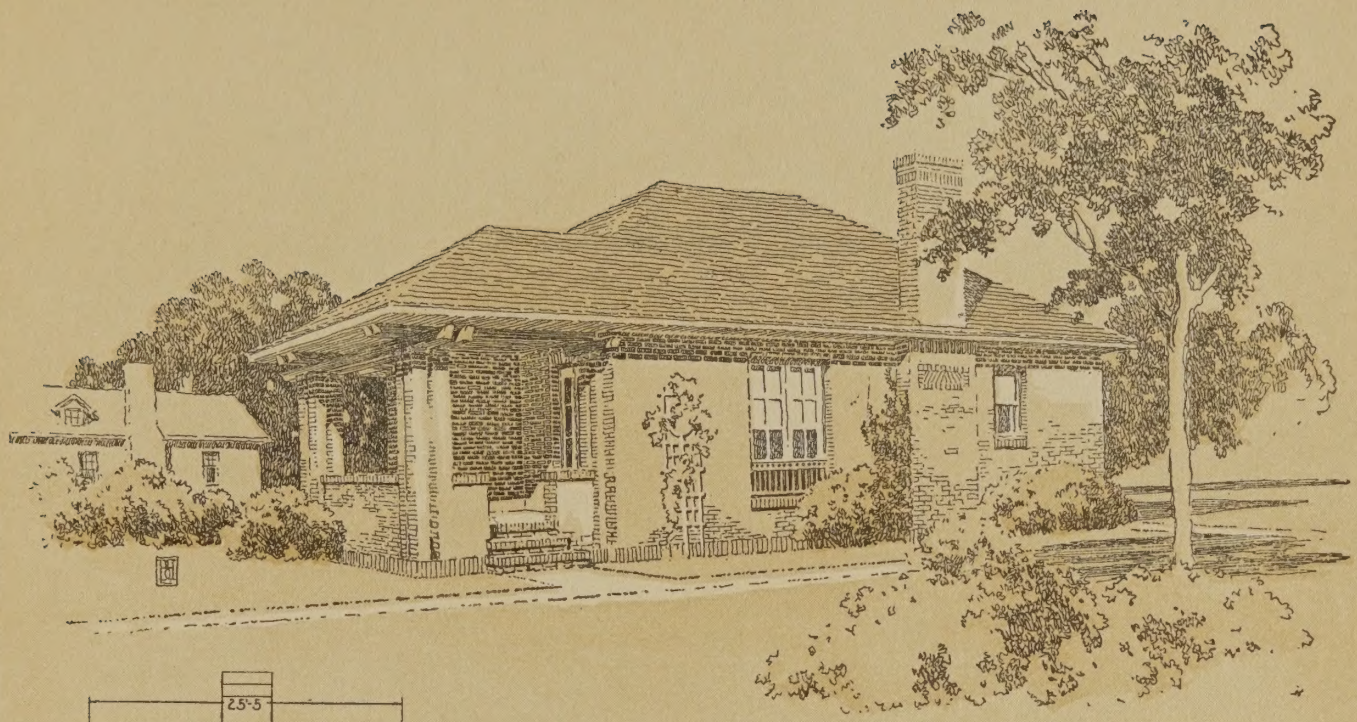
Designed for the Service Department of The American Face Brick Association

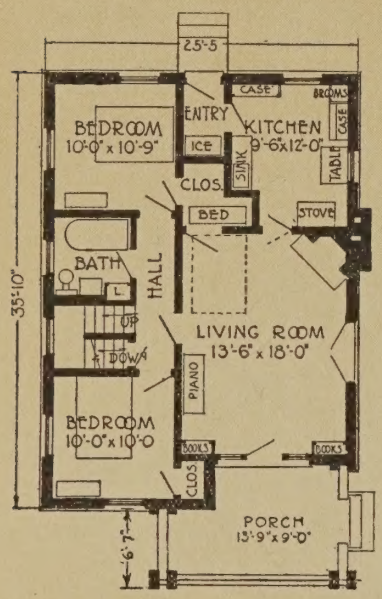
A Bungalow of the English Type

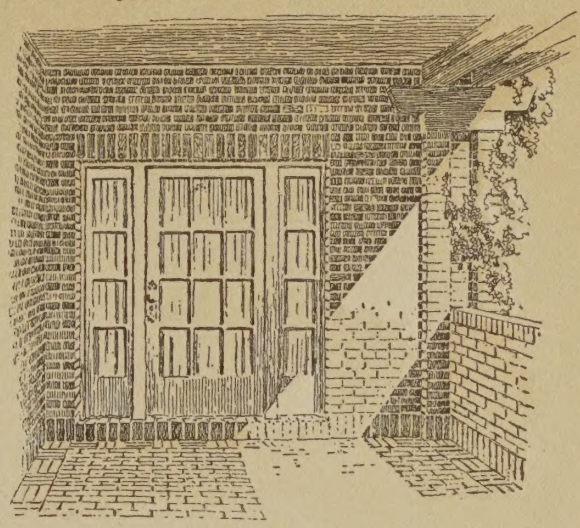
All the essentials for comfortable living have been incorporated within the walls of this attractive little English bungalow. The living room, well lighted and ventilated, has a cheery fireplace in the corner. A large closet off the living room accommodates a disappearing bed, which really adds another bedroom.

The kitchen is equipped with two large cabinets extending to the ceiling, taking the place of the pantry. In the rear entry is space for the refrigerator, above which is another cabinet. Both kitchen and living room are large enough for dining as the family may choose. If, however, one wished a dining room, the rear bedroom may be so transformed and connected with the kitchen across the entry.

Two good corner bedrooms with closets and a connecting hall complete the plan. From this hall opens the stairs to the basement and to the attic, which may be finished into a good-sized bedroom and bath. Note the fine linen cabinet in one corner of the bathroom. The basement is the same as in No. 404. The ceiling height is 9 feet and the content, 21,500 cubic feet.







Four-Room Bungalow, No. 404

Designed for the Service Department of The American Face Brick Association

An American Cousin of the West

The fine chimney, the simple and attractive roof lines, the fenestration and the brick steps leading to the outside vestibule, combine here into a very pleasing whole. It gives to the reversed plan of No. 403 a western American in place of an English expression.

While designed especially for a narrow inside lot, it is evident that thought has been given to the appearance of the side of this Western bungalow, so that it might be placed broadside on a wider lot or be made to grace the corner. There is an opportunity in this design for artistic display of brickwork in such bonds as English, Dutch, Flemish, or Garden Wall, not forgetting, of course, the proper treatment of the mortar joints. These should harmonize with the brick in color and as a general rule be in contrast so as to set off distinctly any bond or pattern employed.

A doorway on the stair landing at grade gives convenient access to the basement which is complete with laundry, heating plant, fuel bins, and vegetable cellar.

The ceiling height is the same as No. 403, but the content is 500 cubic feet less.

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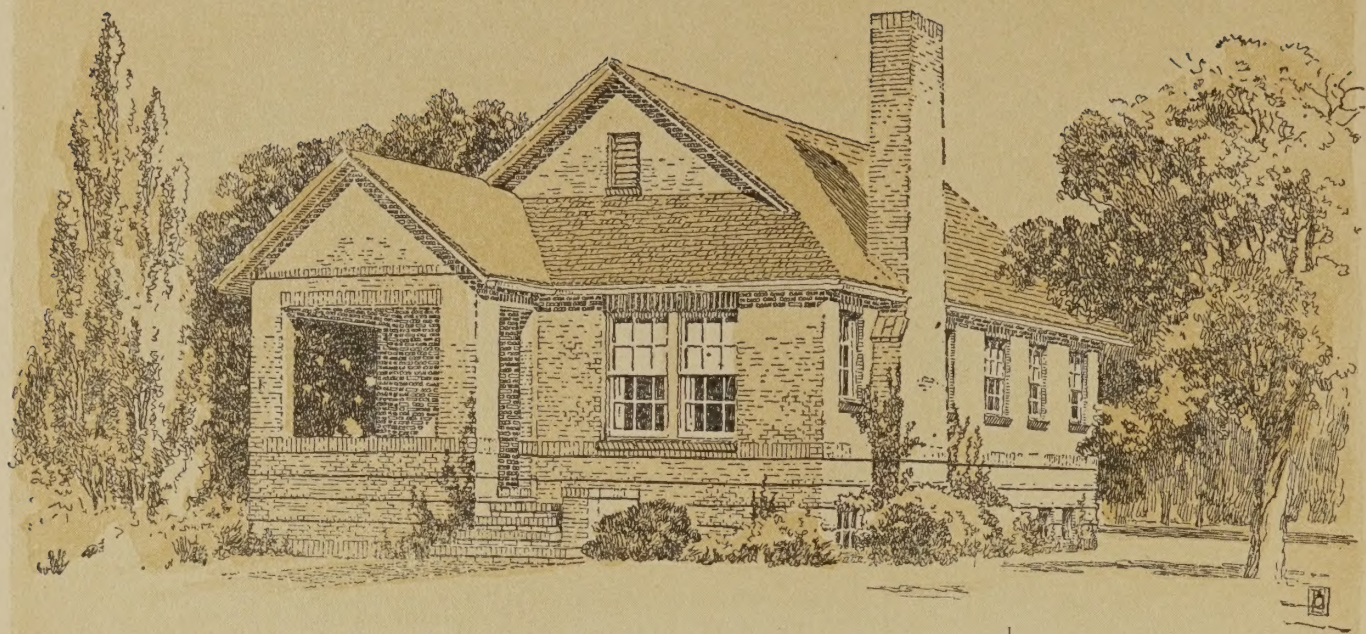

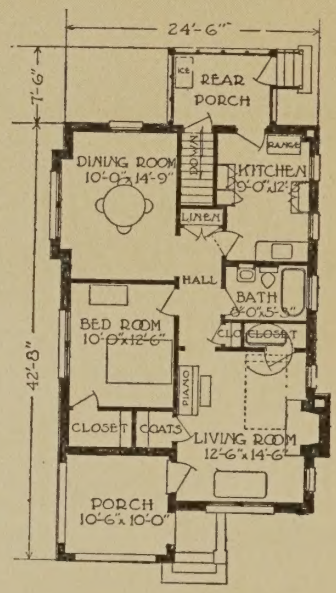

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Four-Room Bungalow, No. 405

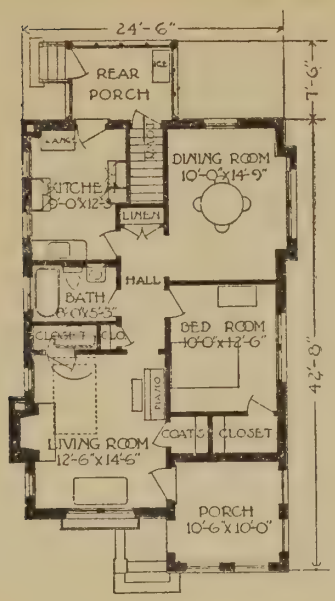
Designed for the Service Department of The American Face Brick Association

A Small House with Real Architectural Merit

It is easier to design a large than a small house, but here the architect has succeeded in producing an extremely attractive effect with the restricted masses and simple lines of this small house. The fine chimney, the roof, the gabled porch, the proportion of height to length and breadth, and the fenestration combine into a very pleasing whole. The large, square porch forms a complete protection for the entrance, which lets you directly into the ample living room where a convenient coat closet accommodates wraps, umbrellas, and the like. A cheerful fireplace gives the room a very homey feeling. A closet for a disappearing bed practically makes of the living room another bedroom when occasion demands.

A short hall leads to the dining room and kitchen, and connects the bedroom with the bath. The rear porch is glazed, screened, and heated, and has a foundation wall around it, so that it may be used for more than just a rear porch. It could be made an attractive all-the-year-round dining porch.

The ceiling height is 9 feet and the content, 21,000 cubic feet.



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Four-Room Bungalow, No. 406

Designed for the Service Department of The American Face Brick Association

A Touch of the Renaissance

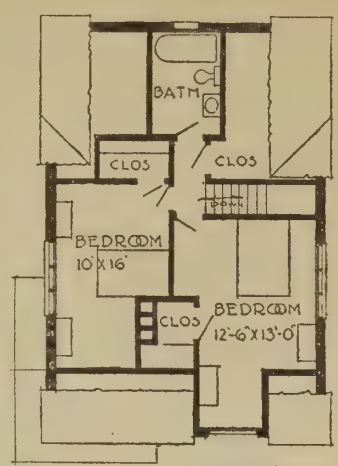
The versatile architect has here developed out of No. 405 a totally different but none the less charming design. It is somewhat more reserved and dignified and, in fact, in its arcaded porch gives a suggestion of the Italian Renaissance.

This design offers a rare chance for the artistry of brickwork. While the field could be treated with a simple running bond, much could be made of the frieze under the eaves, the base and band courses, window lintels and sills, and the arches of the porch columns, by the handling of analogous color tones. Striking contrasts should not be used.

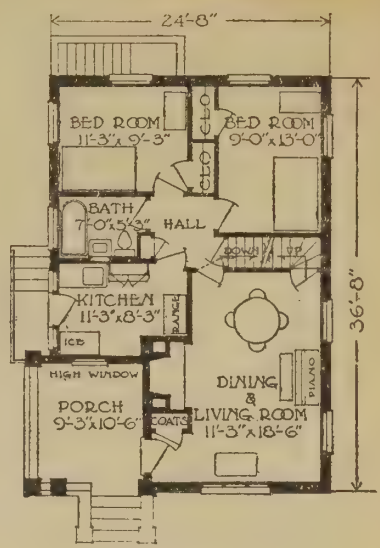
This type of house lends itself to a charming landscape treatment which by no means requires large spaces. It is a matter of lawn, shrubbery, flowers and vines, so disposed as to serve as embellishment for the general mass of the house. A brick walk, of the same color as the house, would intimately link the landscape and house together.

Note, as in No. 405, the basement windows which give light and ventilation to the laundry and heater, coal, vegetable, and storage rooms.

The ceiling height is 9 feet and the content, 19,500 cubic feet.



SECOND FLOOR



FIRST FLOOR

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Four-Room Cottage, No. 407

Designed for the Service Department of The American Face Brick Association

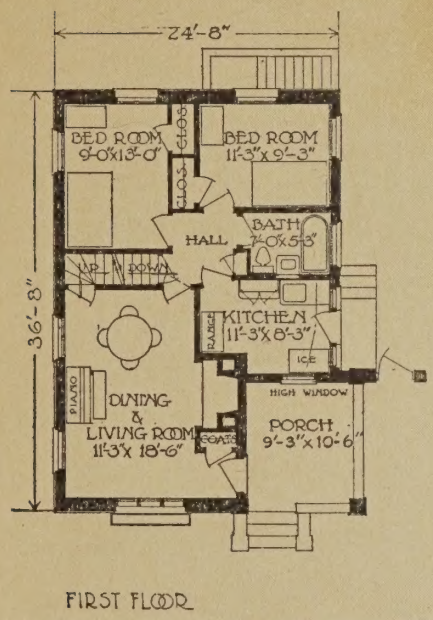
An Architectural Gem with a Practical Plan

With the cool, recessed porch, shown in the picture, and all corner rooms, this cottage should be delightfully comfortable. The second story is not finished but there is sufficient room to accommodate two additional bedrooms and bath according to the suggested second floor plan shown.

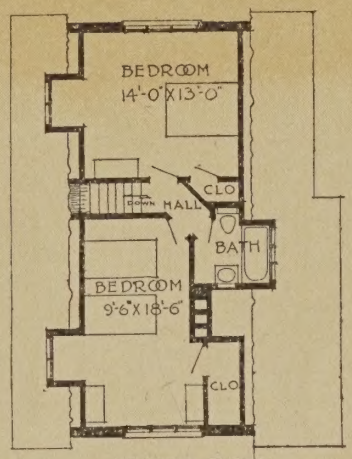
The entrance is so sheltered that there is no need for a vestibule, although an inner door could be easily added. A convenient coat closet is placed adjacent to the front door. The large, well-lighted living room has an attractive fireplace set in a slight recess, which adds to the apparent width of the room. The end of the living room, used for dining, is convenient to the kitchen, so placed as not to be seen from the living room.

The kitchen is compact, well arranged and has cupboards in place of a pantry. A fine place is provided for a kitchen cabinet. The refrigerator may be iced from the outside, and a hopper receives the garbage for an incinerator in the basement. The bedrooms and bath are secluded in the rear portion of the house.

The ceiling height is 9 feet and the content, 21,500 cubic feet.



FIRST FLOOR



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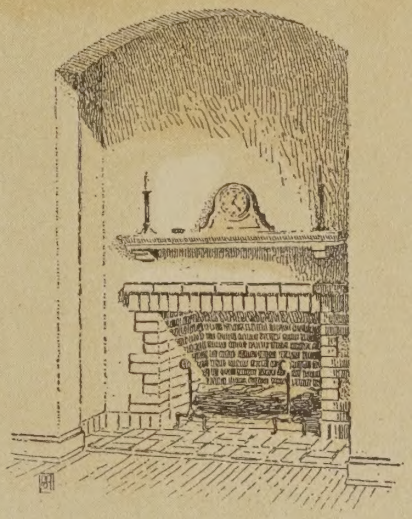

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Four-Room Cottage, No. 408

Designed for the Service Department of The American Face Brick Association

A Delightful English Cottage for an Inside Lot

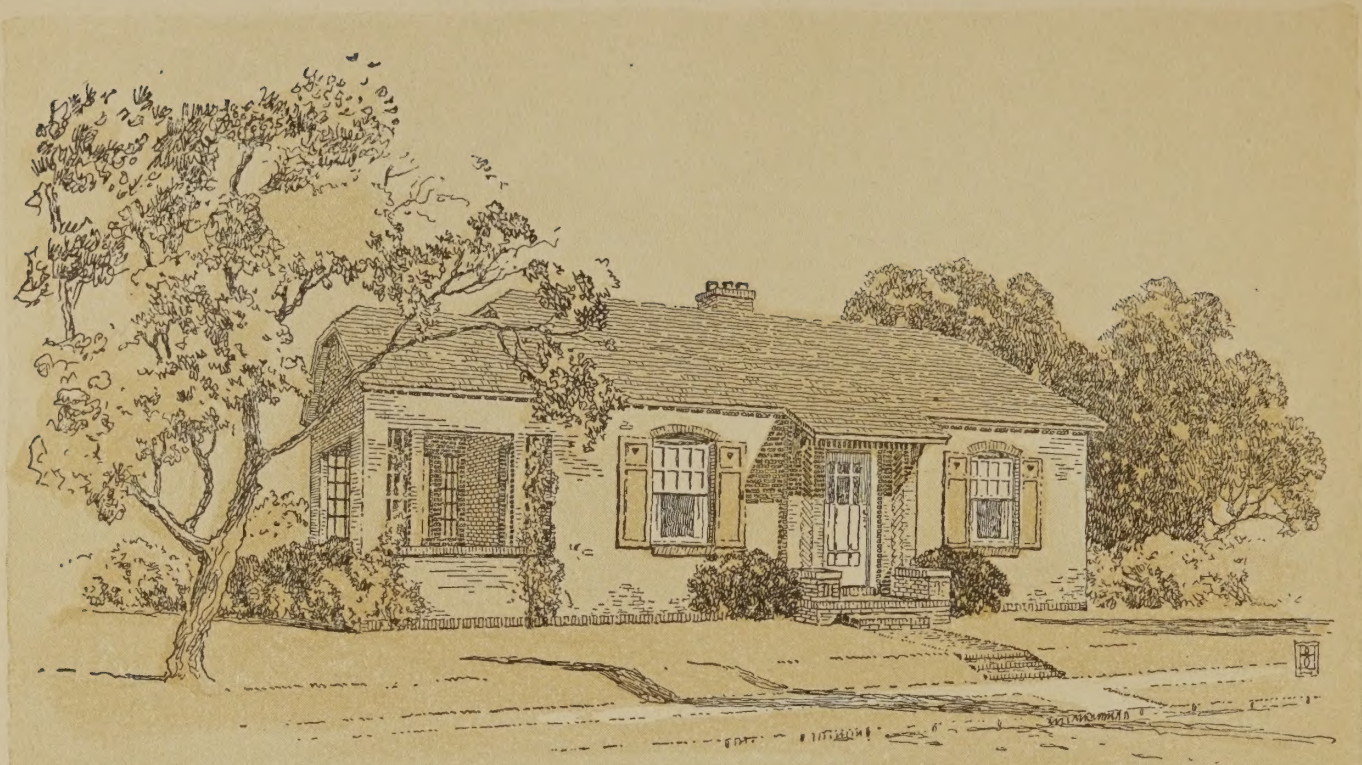
This entirely new and attractive exterior for the reversal of the plan on the opposite page is a successfully striking example of the English type. The half-timbered gable with its herring-bone pattern brickwork will make this house stand out among its neighbors.

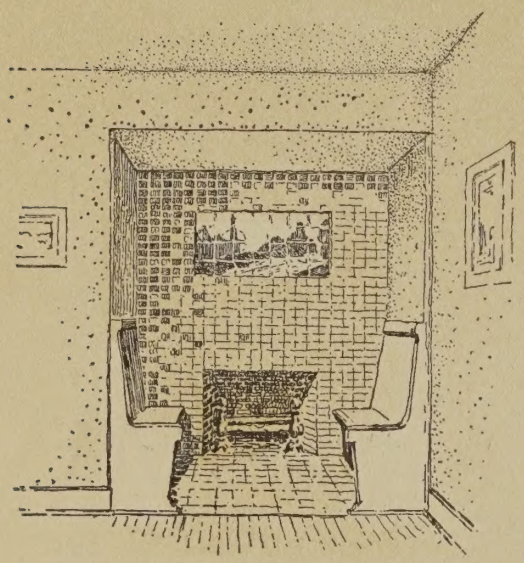
The second story may be finished as in No. 407, except that a different arrangement is required as shown in drawing. If so desired, however, the second floor may be used for a playroom, billiard room, or a similar use.

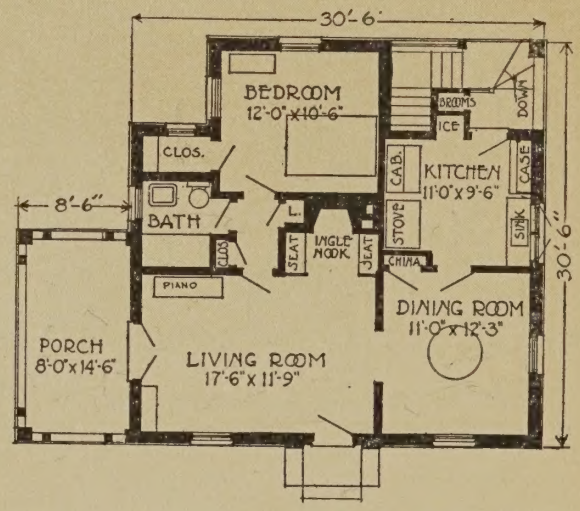
This plan is adaptable to a narrow lot, as the kitchen has been placed on the side of the house, leaving an unobstructed rear view to be enjoyed from the two bedrooms.

The wicket gate and brick wall to the lot line is an exceedingly attractive feature, while screening from view the kitchen porch. Under both this house and its alternate opposite is a basement reached by an inside and an outside stairway in which the usual laundry, heating plant, fuel bin, vegetable cellar, and storage room are included.

The ceiling height and content are also the same as in No. 407.







Four-Room Bungalow, No. 409

Designed for the Service Department of The American Face Brick Association

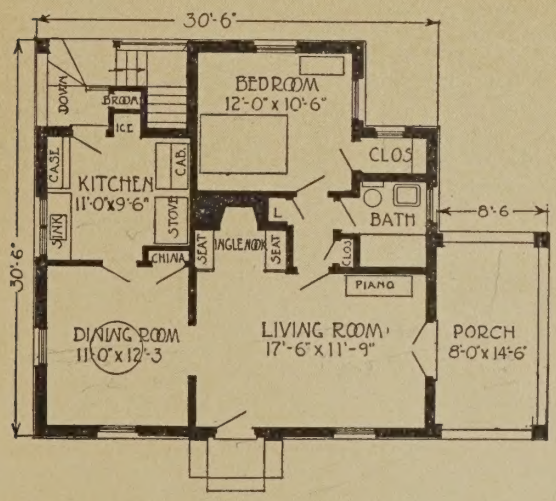
A Cheerful Fireplace and Ingle-nook

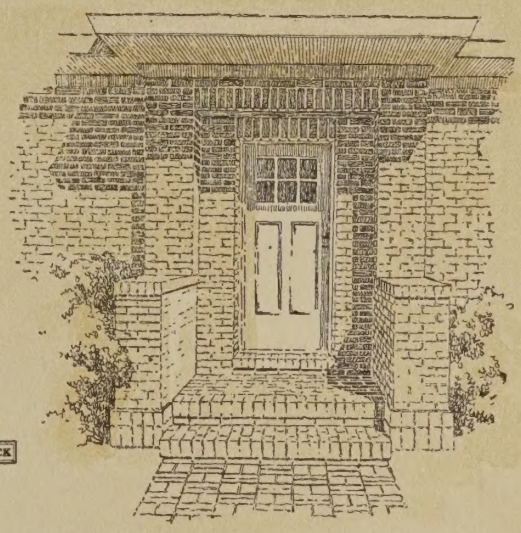
What could be more welcome than a blazing fire of pine-knots on the hearth of this cozy fireplace! And what reveries it brings to mind when the lights are out and the family grouped about in its cheerful warmth! This fireplace is the heart and soul of the home, attractively recessed, and directly opposite the entrance.

The living room is well arranged with ample space for all the usual articles of furniture. French doors, at the end of the room, open to the porch which, placed at the side of the house, obtains more privacy than if it were on the front as an entrance porch. The bedroom with a large closet, having a window, and the bath are connected with the living room by a short hall which serves at the same time to isolate them completely. In this hall are two closets, one for linen.

The dining room is of good size and has an attractive china cabinet. The kitchen is light, airy, and arranged for the maximum of convenience, with a recess for the refrigerator. There is a broom closet on the rear porch.

The ceiling height is 9 feet and the content, 18,000 cubic feet.





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Four-Room Bungalow, No. 410

Designed for the Service Department of The American Face Brick Association

Architectural Values in Simple Western Lines

The opposite plan, reversed, is here presented with a new exterior which changes it to a distinctly Western type. The arrangement should appeal to a small family as it is unusually complete for a small house. The living and dining rooms, together with the porch, extend across the entire front and give splendid space for entertaining. All the rooms in the house are corner rooms, securing fine light and air.

Placed broadside to the street as shown, it would require a fifty-foot lot. If, however, it were turned with the porch to the street and the entrance at the side, it could easily be placed on a forty-foot lot and, in fact, might be built on thirty-seven and a half feet if desired.

Both bungalows, No. 409 and No. 410, have basements under the entire house well lighted by windows on the rear and end, while access from both the outside and inside is had by means of the stairs on the enclosed rear porch. Provision is made for a heating plant with coal bin, laundry and drying space, vegetable cellar, and storage room.

The ceiling height is the same as in 409, but the content is 1,000 cubic feet less.

How to Order Plans

When you decide to order one of these houses, simply give the number under the lower left hand corner of the plate. If, however, you want one exterior design but with the floor plans shown in connection with the other design of the pair, say: Design No.____, Plan No.____, giving the numbers under the respective plates.

Each set we send you constitutes the complete architectural instrumentalities for building the house, viz: the drawings and specifications. The drawings are made up of the floor plans, the elevations, and the details, all drawn to proper scale, and accurately dimensioned.

The price is $12.00, which includes, besides the drawings and specifications, complete estimates of material required for the brickwork of the different types of wall. Additional copies of drawings, specifications, and quantity estimates will be furnished at $1.25 for drawings, $1.25 for specifications, and 50 cents for quantity estimates. We shall be glad to give you any assistance possible in the way of explanations, suggestions, or modifications of minor details. We strongly urge the prospective builder, in using these plans, to make no essential change in the exterior design.

AMERICAN FACE BRICK ASSOCIATION
130 NORTH WELLS STREET
CHICAGO

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